



LINDEN
— RESIDENCES —

LINDEN RESIDENCES BY HESPER DEVELOPERS

Elevate Living, Embrace Prosperity

*Nature, Luxury,
Connectivity, Affordability, and
Profit in One Address*

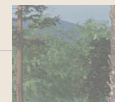




LINDEN RESIDENCES OVERVIEW

Hesper Developers brings to you a dream investment opportunity with assured returns, along with access to spacious residences away from the hustle and bustle of the city.

A five-story building with fully furnished 72 apartments, Linden Residences offers studio, one-bedroom, and two-bedroom apartments with multiple layouts to suit the needs of all type of investors.



LINDEN RESIDENCES SERENE LIVING EXPERIENCE





LINDEN RESIDENCES INVESTMENT OPPORTUNITY

LINDEN RESIDENCES SEAMLESS CONNECTIVITY TO MAJOR HUBS

The Linden Residences project is located in Warsan Fourth, easily accessible from Sheikh Mohammed Bin Zayed Road. A few minutes' drive from the surroundings main commercial and cultural districts

10 Minutes to Dragon Mart

10 Minutes to Academic City

15 Minutes to Dubai International Airport

20 Minutes to Downtown Dubai Mall





LINDEN RESIDENCES BEST-IN-CLASS RECREATIONAL AMENITIES

World-Class Amenities & High-Class Living
Jumeirah Village Circle Features a Range of
High-tech, World-Class Amenities Designed for
Comfort.



24 hours
security



Gymnasium



Kids Play Area



Green
landscape



Swimming pool



Electric vehicle
parking



FLOOR PLANS

STUDIO TYPE - A



SUITE AREA SQ.M :
33.83 TO 38.55
BALCONY AREA SQ.M :
5.00 TO 10.48
TOTAL AREA SQ.M :
39.01 TO 48.87

SUITE AREA SQ.FT :
364.14 TO 414.95
BALCONY AREA SQ.FT :
53.82 TO 112.81
TOTAL AREA SQ.FT :
419.90 TO 526.03

1ST FLOOR



2ND & 3RD TYPICAL FLOOR



4TH FLOOR



STUDIO TYPE - B



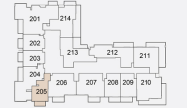
SUITE AREA SQ.M :
37.15 TO 37.21
BALCONY AREA SQ.M :
5.61
TOTAL AREA SQ.M :
42.76 TO 42.82

SUITE AREA SQ.FT :
399.88 TO 400.53
BALCONY AREA SQ.FT :
60.39
TOTAL AREA SQ.FT :
460.26 TO 460.91

1ST FLOOR



2ND & 3RD TYPICAL FLOOR



4TH FLOOR



1 BEDROOM TYPE - A



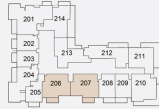
SUITE AREA SQ.M :
62.90 TO 63.28
BALCONY AREA SQ.M :
6.36 TO 20.56
TOTAL AREA SQ.M :
69.29 TO 83.54

SUITE AREA SQ.FT :
677.05 TO 681.14
BALCONY AREA SQ.FT :
68.46 TO 221.31
TOTAL AREA SQ.FT :
745.83 TO 899.22

1ST FLOOR



2ND & 3RD TYPICAL FLOOR



4TH FLOOR



1 BEDROOM TYPE - B



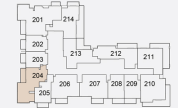
SUITE AREA SQ.M :
64.90 TO 68.84
BALCONY AREA SQ.M :
7.67 TO 21.57
TOTAL AREA SQ.M :
76.49 TO 86.47

SUITE AREA SQ.FT :
698.58 TO 740.99
BALCONY AREA SQ.FT :
82.56 TO 232.18
TOTAL AREA SQ.FT :
823.33 TO 930.76

1ST FLOOR



2ND & 3RD TYPICAL FLOOR



4TH FLOOR



2 BEDROOM TYPE - A

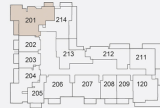
SUITE AREA SQ.M :	SUITE AREA SQ.FT :
98.39 TO 98.53	1059.06 TO 1060.57
BALCONY AREA SQ.M :	BALCONY AREA SQ.FT :
11.42 TO 35.30	122.92 TO 379.97
TOTAL AREA SQ.M :	TOTAL AREA SQ.FT :
109.95 TO 133.69	1183.49 TO 1439.03



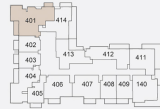
1ST FLOOR



2ND & 3RD TYPICAL FLOOR



4TH FLOOR

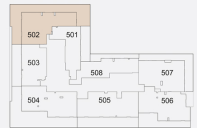


2 BEDROOM TYPE - B

SUITE AREA SQ.M :	SUITE AREA SQ.FT :
89.38	962.08
BALCONY AREA SQ.M :	BALCONY AREA SQ.FT :
82.97	893.08
TOTAL AREA SQ.M :	TOTAL AREA SQ.FT :
172.35	1855.16



5TH FLOOR



The logo for Linden Residences features the word "LINDEN" in a bold, black, sans-serif font. The letter "I" is replaced by two orange triangles pointing towards each other. Below "LINDEN" is the word "RESIDENCES" in a smaller, black, sans-serif font, flanked by two horizontal orange lines. The entire logo is centered within a white rectangular frame.

LINDEN
— RESIDENCES —